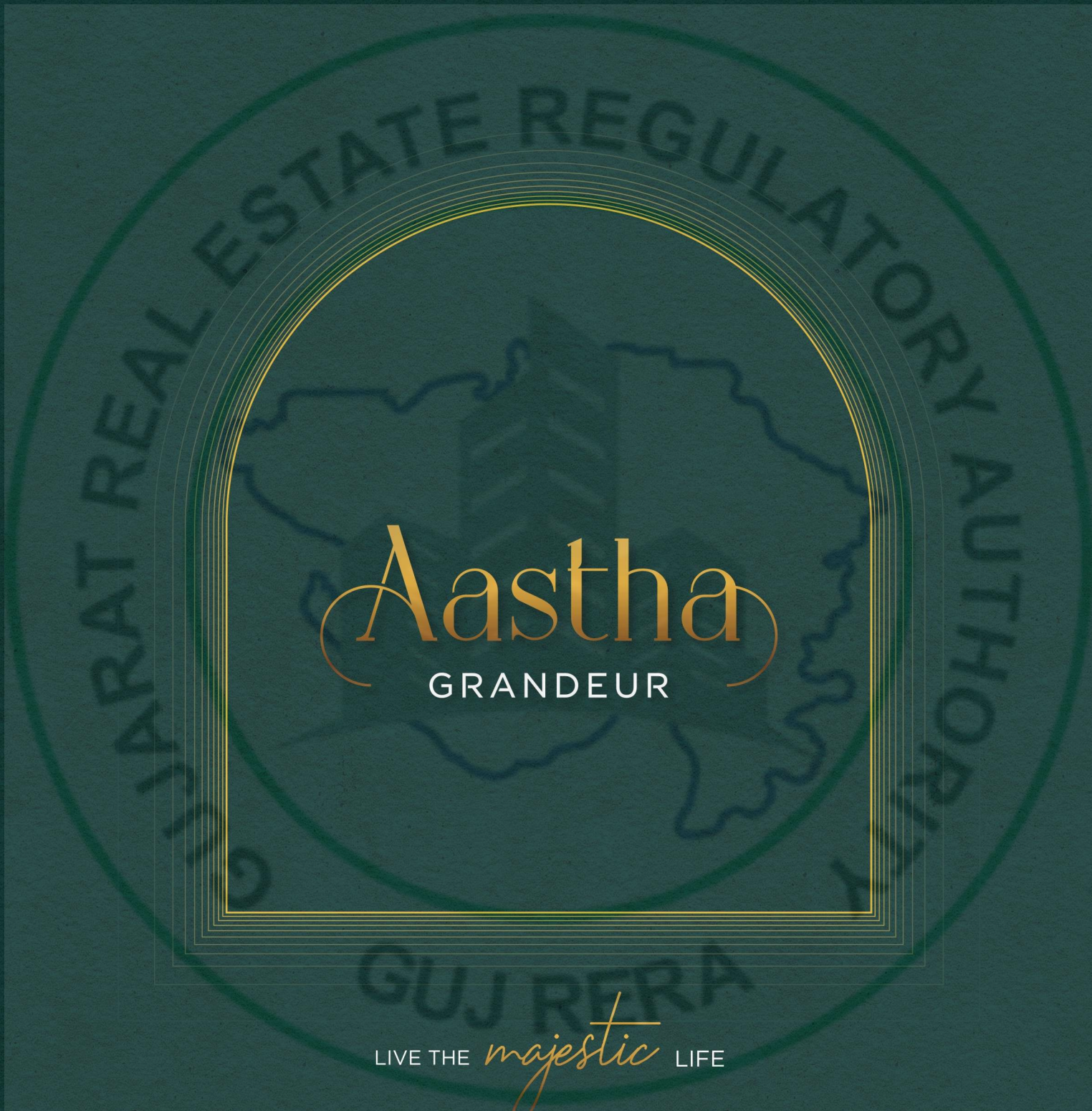




LIVE THE *majestic* LIFE





4 BHK
LIMITED
EDITION
LIFESTYLE
VILLAS

LIFESTYLE
VILLAS



Aastha

GRANDEUR

4 BHK LIMITED EDITION Lifestyle Villa

Thoughtfully Planned 16 LIFESTYLE VILLA

Located Amidst **THE SERENE SURROUNDINGS** of Shilaj

Located Near **S.P. RING ROAD & SINDHU BHAVAN ROAD**



WITNESS THE *exclusivity* REDEFINED!

Welcome to Aastha Grandeur - Limited Edition hallmark lifestyle with unlimited perks that give grandeur a whole new meaning!

Located at one of the most thriving locations of Ahmedabad, Aastha Grandeur is your gateway to majestic living.





WITNESS THE *Exquisiteness* COMING ALIVE!



WITNESS THE *Tranquility* REDEFINED



16 palatial quarters immersed in the absolute luxury of abundant and verdant nature.
Welcome to lifestyle chirping with songs of bliss and happiness.



WITNESS THE *Aesthetics* REDEFINED

Enchanting facades evoke an inviting aura! Welcome an exclusive, 'reserved for the choicest' kind of lifestyle where each day makes for a magnificent memory.

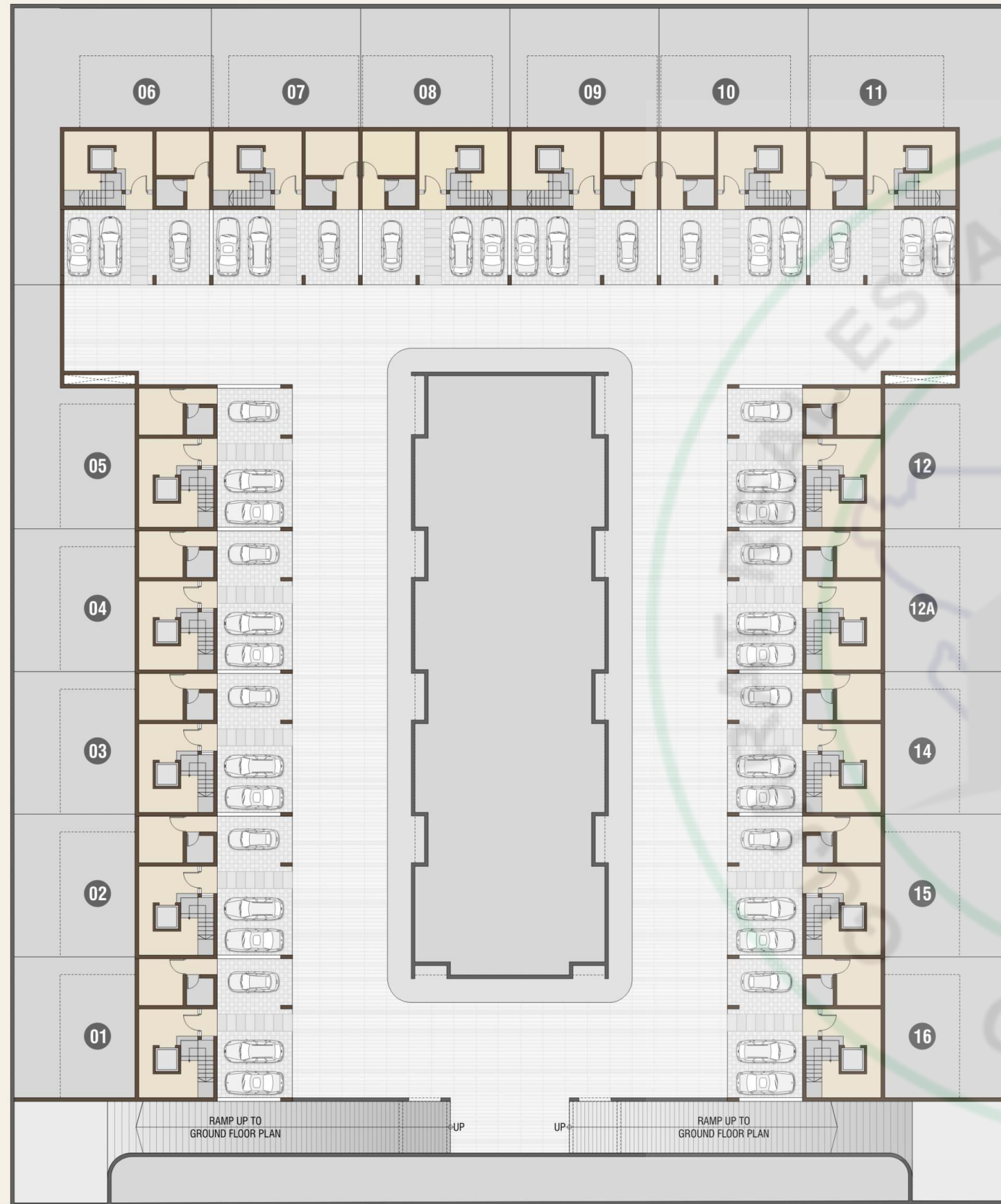


WITNESS THE *Privileges* REDEFINED!

Aastha
GRANDEUR



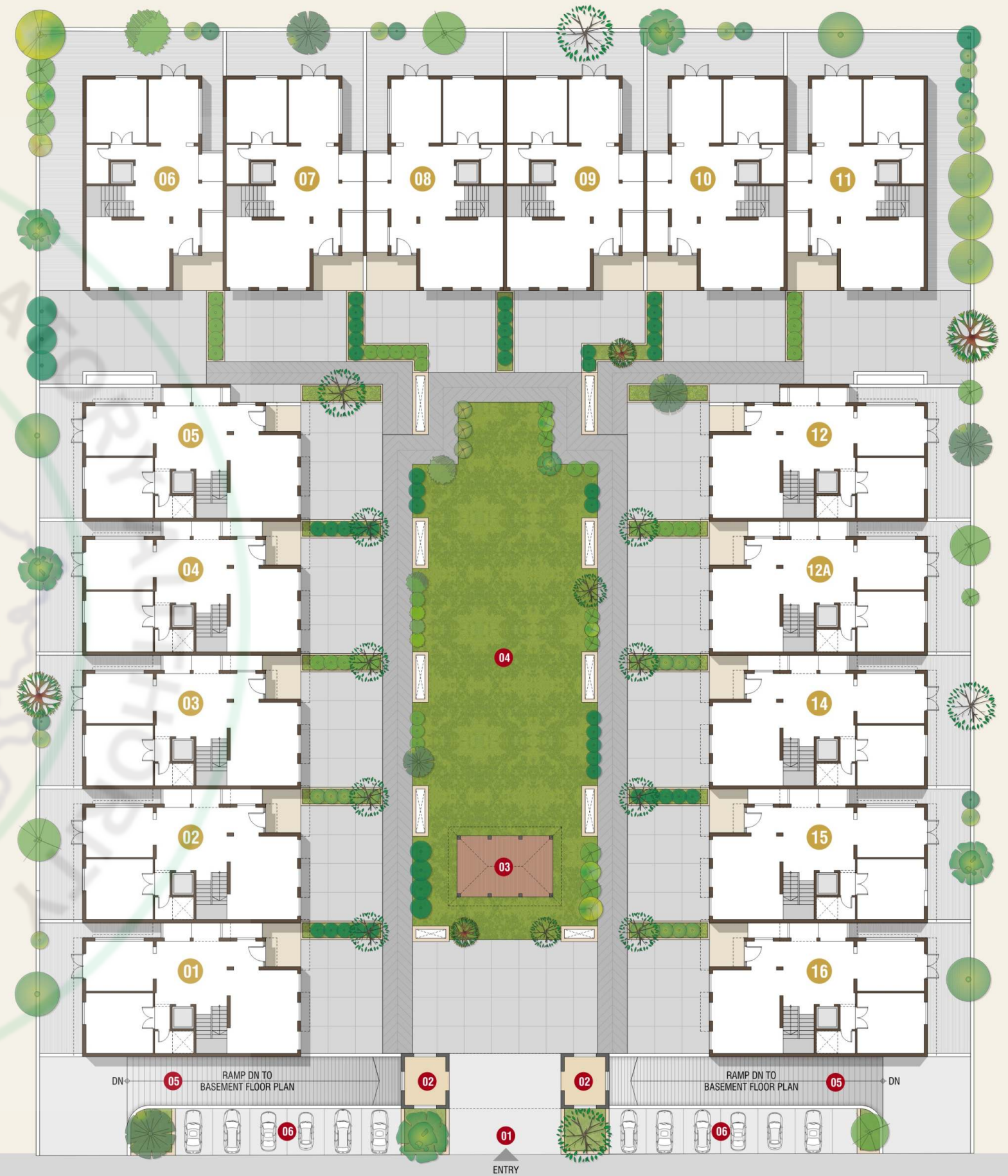
BASEMENT floor plan



LEGENDS

- 01 Entrance Gate
- 02 Security Cabin
- 03 Verandah
- 04 Garden
- 05 Ramp
- 06 Visitor Parking

GROUND floor plan



12.00 M ROAD

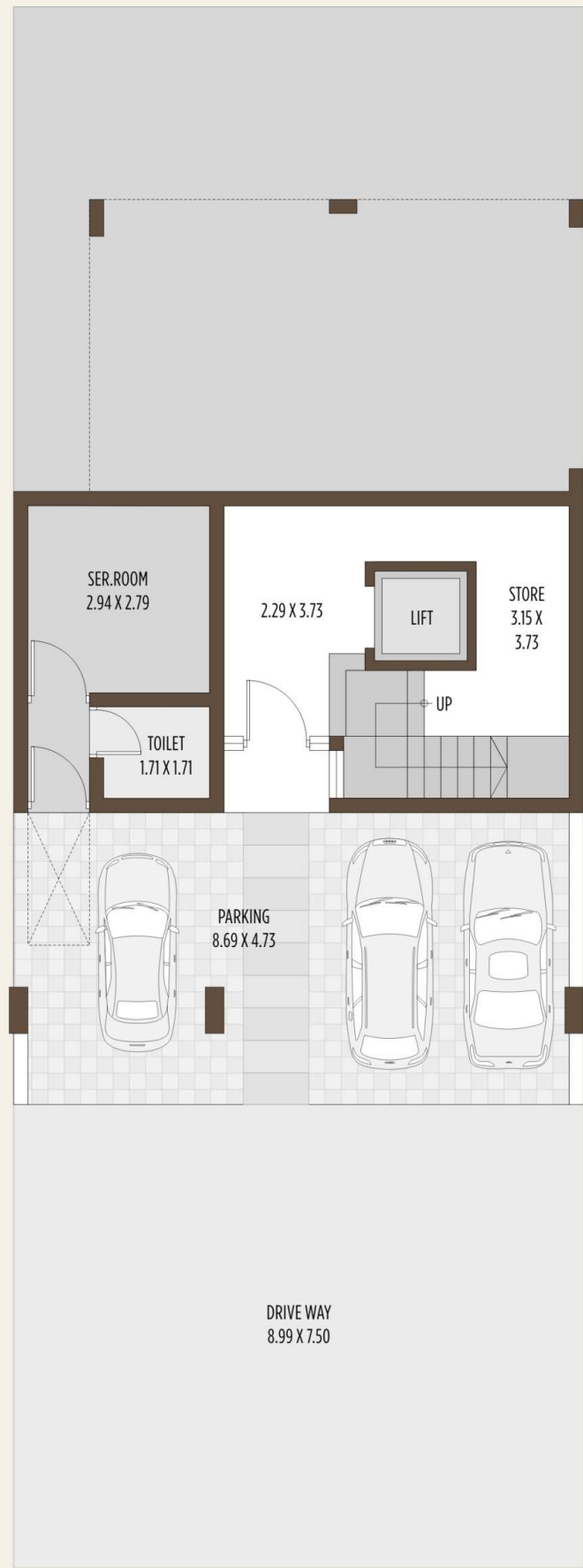
WITNESS THE
harmony
REDEFINED



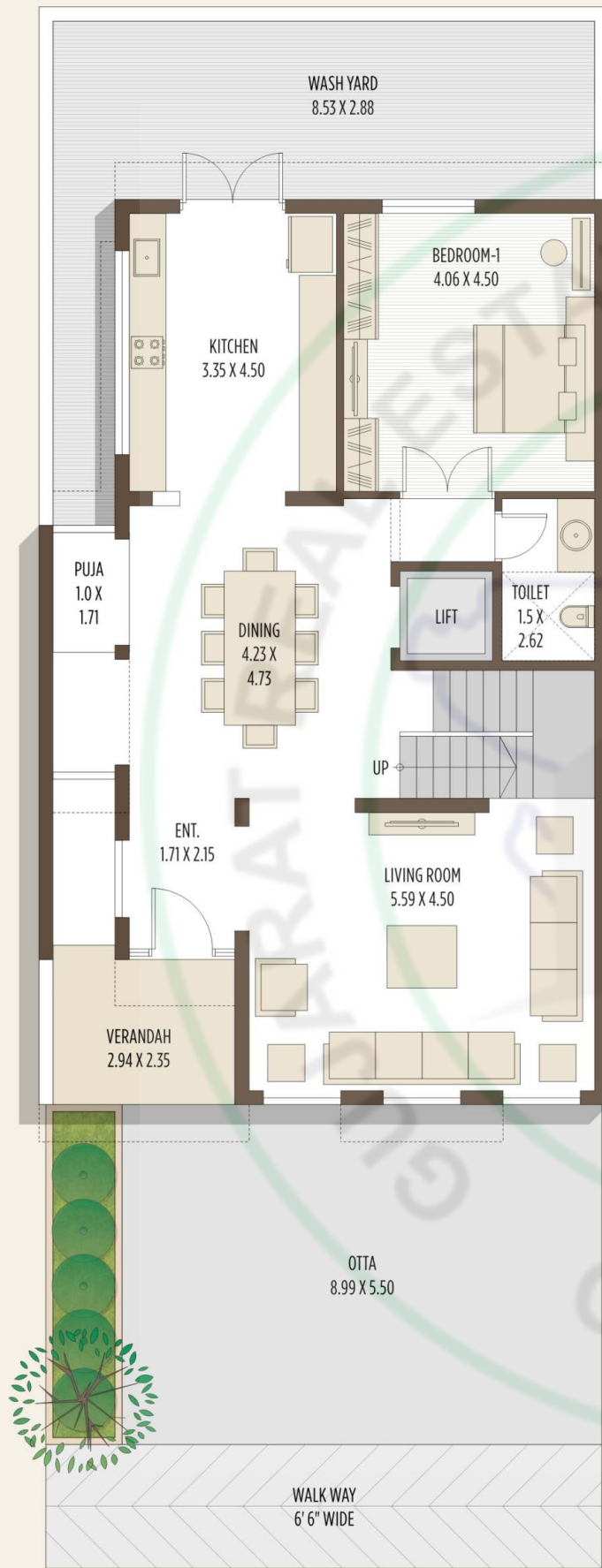
16 Exclusive villas, nestled in the canopy of vibrant nature, become home to an iconic lifestyle that only few can dream of and fewer can enjoy!



4 BHK Unit floor plan

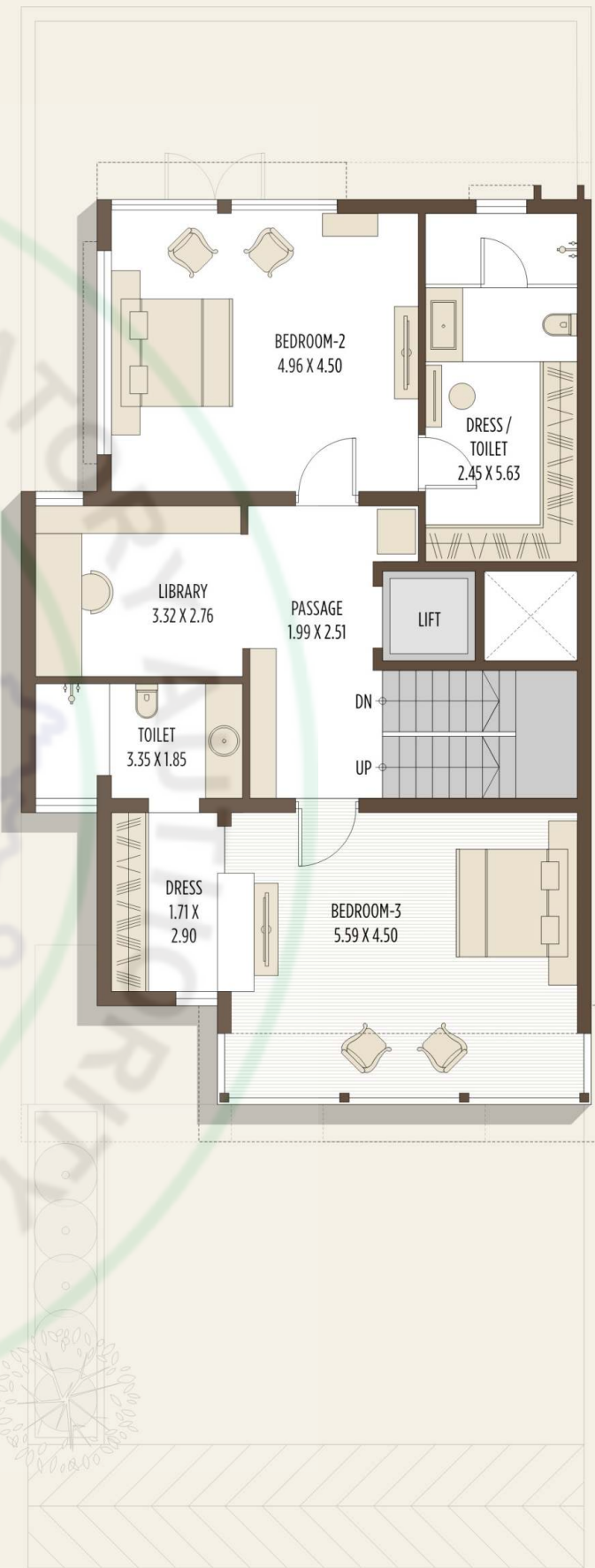


BASEMENT floor plan



GROUND floor plan

4 BHK Unit floor plan



FIRST floor plan



SECOND floor plan



specification

Walls



- External Double Coat Plaster With Acrylic Paint
- Interior Mala Plaster

Flooring



- Italian marble/ Vitrified tiles flooring in the drawing, living & dining areas.
- Vitrified tile flooring in bedrooms, kitchen and store areas.
- Natural granite/Rustic tiles flooring in all balconies.
- Marble/Granite Staircase • Master Bedroom Wooden Flooring

Kitchen, Store & Wash Areas



- Granite Platform
- Tiles Dado Up to Lintel Level
- Store with Kota Stone Shelves
- Wash Area Paved In Kota Stone

Doors & Windows



- Decorative Main Door with wooden frame
- Internal Flush Doors
- Fully Anodized Aluminum/UPVC Sliding Windows With Granite Seal

Toilets/ Bathrooms



- Designer Tiles in All Toilets/Bathrooms Up to Lintel Level
- Branded bath Fitting
- Standard Quality of Sanitary Ware

Plumbing



- CPVC/UPVC Pipe Fittings

Elevator



- Provide Separate (Branded Glass Door Elevator) in Each Villa

Electrification

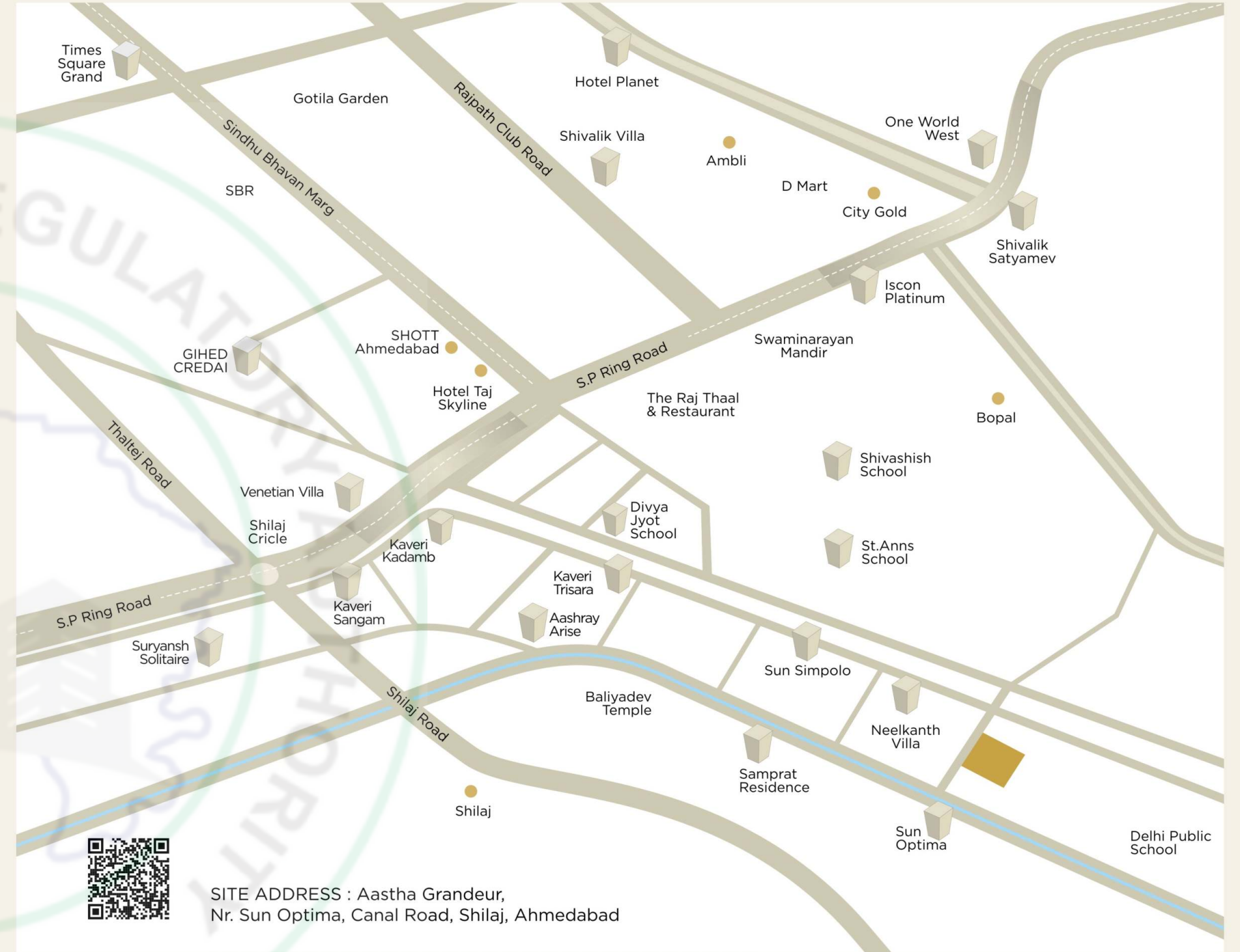


- Concealed Copper Wiring With Modular Switches
- Adequate 3-Phase Power Supply

Terrace



- China Mosaic in Terrace Area For Water Proofing & Heat Resistance
- Each Villa Has Separate overhead/Underground- RCC/Sintex Water Tank



SITE ADDRESS : Aastha Grandeur,
Nr. Sun Optima, Canal Road, Shilaj, Ahmedabad

Notes:

- All Rights are reserve by the developers to make any changes in plan, elevations and other details which will be binding to all the members.
- In Order to maintain the aesthetics of the bungalow at very high Level, Installation of AC units will be permitted at the designated sports and now here else, changes which effect the elevation & Structuresystem shall not be permitted for all times to come.
- All dimensions shown in the plan are approximate, average Unfinished and subject to variations.
- Maintenance Charge, Power connection, AMC, Stamp and Registration, Legal charges and other Govt. Levies if any shall be borne by member.
- Subject to Ahmedabad jurisdiction only
- The above information is indicative of proposed development and is issued in good faith for guidance only and not to be considered as part of any document.





PROJECT BY:



AASTHA EVEREST
EST. 1977

DEVELOPER:

EVEREST BUILDCON

BOOKING CONTACT:

95589 46804, 75677 30903

DESIGNER: DILIP SONI

STRUCTURE ENGINEER: UMANG PATEL

RERA REG. NO.: